

STATE OF WISCONSIN : CIRCUIT COURT : WAUKESHA COUNTY
WELLS FARGO BANK, N.A., CASE NO.: 12-CV-452
FORECLOSURE CASE CODE-30404

Plaintiff,

vs.

NOTICE OF SHERIFF'S SALE

JASON BEAM, et. al

Defendants.

By virtue of a Judgment of Foreclosure made in the above entitled action on 7/23/2012, in the amount of \$260,644.94, I will sell at public auction at the Lobby of the Sheriff's Department Justice Center, 515 West Moreland Boulevard City of Waukesha, County of Waukesha, State of Wisconsin on 05/22/2013, at 10:00 AM all of the following described mortgaged premises, to wit:

Lot Two 2, Block 4, Alan Acres, being apart of the Northwest 1/4 of the Southeast 1/4 of Section 11, Township 6 North, Range 20 East, City of New Berlin, Waukesha County, State of Wisconsin.

The above property is located at: 14529 West Brian Road, New Berlin, WI 53151

Tax Key No.: NBC 1196 029

TERMS OF SALE: Cash

DOWN PAYMENT: 10% of amount bid by cash or cashier's check due at time of sale. Balance of purchase price must be paid within ten (10) business days after confirmation of the sale.

This property is sold "as is" subject to all legal encumbrances and any outstanding and accruing real estate taxes, special assessments, and penalties and interest, if any. Upon confirmation of the sale by the Court, purchaser will be required to pay all recording fees and, if desired, the cost of title evidence.

Dated this 23rd day of April, 2013, at Waukesha, Wisconsin.

/s/Daniel J Trawicki

Daniel J. Trawicki

Daniel J Trawicki

SHERIFF OF WAUKESHA COUNTY, WI

KOHNER, MANN & KAILAS, S.C.
Attorneys for Plaintiff
4650 N. Port Washington Road
Milwaukee, WI 53212
PH: (414) 962-5110

Pursuant to the Fair Debt Collection Practices Act (15 U.S.C. Section 1692), we are required to state that we are attempting to collect a debt on our client's behalf and any information we obtain will be used for that purpose.

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WAUKESHA SHERIFF
FORECLOSURE DIVISION